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RESOLUTION NO. 75-186

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VISTA, CALIFORNIA,  
AMENDING THE GENERAL PLAN OF THE CITY OF VISTA BY  
ADDING A COMMUNITY IDENTITY ELEMENT

PLANNING CASE NO.: 75-15  
ENVIRONMENTAL NO.: E 75-32

WHEREAS, the City Council of the City of Vista has adopted the General Plan of the City of Vista, as amended; and

WHEREAS, on October 6, 1975, the Planning Commission of the City of Vista duly adopted Resolution No. 75-98 recommending to the City Council the amendment of the General Plan of the City of Vista by adding a Community Identity Element thereto; and

WHEREAS, the contents of a duly certified Environmental Impact Report were read and considered prior to acting on the amendment; and

WHEREAS, Section 65357 of the Government Code provides for the amendment of the General Plan or any part or element thereof by resolution of the legislative body of the City; and

WHEREAS, at duly noticed public hearing, the City Council returned the matter to the Planning Commission for a further report; and

WHEREAS, by adopting Planning Commission Resolution No. 75-132, the Planning Commission did report and reaffirm said Resolution No. 75-98.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Vista amends the General Plan of the City of Vista, as follows:

1. That the General Plan of the City of Vista is hereby amended by adding thereto a Community Identity Element consisting of a text identified as the "City of Vista General Plan - Community Identity Element," the original of which is on file in the office of the Director of Planning of the City of Vista, and a copy of which is attached hereto as Exhibit B, and by this reference, incorporated herein as if set forth in full.

2. The overriding consideration in approving the amendments despite the environmental impacts is as follows:

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- 1 A. The adoption of the Element provides a means of fulfilling a  
2 community goal.
- 3 3. The City Clerk is directed to endorse and sign the said referenced text  
4 identified as "City of Vista General Plan - Community Identity Element,"  
5 to indicate the adoption of this resolution by the City Council as  
6 provided in Government Code, Section 65359, and transmit a copy of  
7 this resolution to the Planning Commission and the Director of Planning  
8 of the County of San Diego.
- 9 4. The General Plan previously approved by the City Council is set aside  
10 and modified to the extent it is in conflict with the text adopted by  
11 paragraph 1 hercof; and except as amended and modified by this resolution,  
12 the General Plan of the City of Vista, as amended, shall remain in full  
13 force and effect.

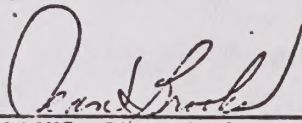
14 PASSED AND ADOPTED at a regular meeting of the City Council of the  
15 City of Vista, held on the 22nd day of December, 1975, by the following vote:

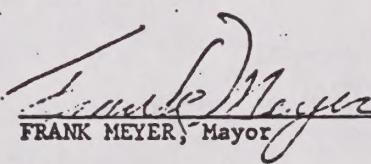
16 AYES: COUNCILMEN: Tracy, McClellan, Foo, Mihalek and Meyer

17 NOES: COUNCILMEN: None

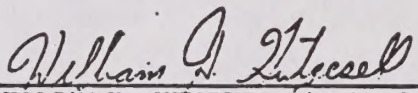
18 ABSENT: COUNCILMEN: None

19  
20 ATTEST:

21   
22 JEAN BROOKS, City Clerk

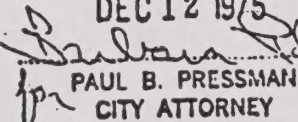
23   
24 FRANK MEYER, Mayor

25 CONTENTS APPROVED:

26   
27 WILLIAM H. GUTGESELL, Acting Director of Planning

Date 12-9-75

28 APPROVED AS TO FORM

29  
30 DEC 12 1975  
31   
32 for PAUL B. PRESSMAN  
CITY ATTORNEY

CITY OF VISTA GENERAL PLAN  
COMMUNITY IDENTITY ELEMENT

ADOPTED BY THE CITY OF VISTA CITY COUNCIL

RESOLUTION NO. 75-186

CITY CLERK

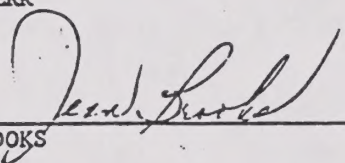
  
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JEAN BROOKS

Exhibit "B"



COMMUNITY IDENTITY ELEMENT

The preservation of the semi-rural character and social charm of the Vista community is a desire of the citizens. Therefore, a community identity element is necessary to expose the components of this character and suggest a method for its preservation.

Components of the Vista semi-rural community character are:

- a. Impressions of open, natural, and spacious land.
- b. Winding, uncongested streets.
- c. Quiet, peaceful background.
- d. Residential developments that do not conflict with light agricultural uses.
- e. Minimized development impacts on rural uses such as avocado, macadamia nut, and citrus groves, cactus, strawberry, commercial flowers, and other truck crops that harmoniously co-exist with a low-density semi-rural character community.
- f. Limited animal husbandry, such as horse boarding, on sufficient sized lots.
- g. Natural watercourses and background hillsides in visible evidence throughout the community.
- h. Natural ridge lines, native or quasi-native vegetation portraying a secluded, low key setting conducive to quiet, natural surroundings.
- i. Protect and enhance the traditional Spanish rancho theme which has been a positive attribute to this region for many years.

Thus to protect and perpetuate this semi-rural community character in the wake of intense community development precipitated by economic pressures, these nine components are guides to encourage voluntary consideration of the community identity.